

SNAPSHOT of HOME Program Performance--As of 03/31/10
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State:	6		
% of Funds Committed	91.25 %	93.05 %	4	92.07 %	42	41	
% of Funds Disbursed	83.25 %	86.62 %	6	84.14 %	38	37	
Leveraging Ratio for Rental Activities	10.61	8.29	1	4.79	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	95.26 %	1	81.45 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	87.29 %	85.61 %	3	69.74 %	76	80	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	79.14 %	90.62 %	6	80.97 %	34	35	
% of 0-30% AMI Renters to All Renters***	15.83 %	59.77 %	6	45.50 %	10	6	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	89.93 %	97.85 %	6	95.55 %	15	14	
Overall Ranking:			In State:	6 / 6	Nationally:	52 51	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$7,459	\$12,172		\$26,831	139 Units	15.00 %	
Homebuyer Unit	\$11,164	\$15,542		\$15,029	482 Units	51.90 %	
Homeowner-Rehab Unit	\$12,776	\$20,149		\$20,806	75 Units	8.10 %	
TBRA Unit	\$849	\$742		\$3,228	232 Units	25.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (214 PJs)

C = PJ's Annual Allocation is less than \$1 million (283 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Waterloo Consortium IA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$81,484	\$71,075	\$23,102
State:*	\$85,217	\$71,912	\$42,327
National:**	\$96,090	\$75,663	\$23,585

CHDO Operating Expenses:
(% of allocation)

PJ:	0.1 %
National Avg:	1.2 %

R.S. Means Cost Index: 0.79

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	40.0	58.8	58.3	12.5	Single/Non-Elderly:	30.4	37.0	27.8	18.8
Black/African American:	60.0	29.3	31.9	62.5	Elderly:	60.8	2.3	1.4	6.3
Asian:	0.0	0.2	0.0	6.3	Related/Single Parent:	8.8	33.7	33.3	56.3
American Indian/Alaska Native:	0.0	0.0	0.0	0.0	Related/Two Parent:	0.0	19.5	23.6	12.5
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	0.0	4.6	13.9	6.3
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0					
Asian and White:	0.0	0.2	0.0	0.0					
Black/African American and White:	0.0	1.0	0.0	12.5					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.0	0.4	1.4	6.3					
Asian/Pacific Islander:	0.0	0.0	0.0	0.0					
ETHNICITY:									
Hispanic	0.0	7.1	8.3	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	83.2	35.1	27.8	25.0	Section 8:	22.4	0.2 [#]		
2 Persons:	12.8	20.6	20.8	37.5	HOME TBRA:	0.0			
3 Persons:	3.2	19.3	19.4	25.0	Other:	2.4			
4 Persons:	0.0	9.6	16.7	6.3	No Assistance:	75.2			
5 Persons:	0.8	8.5	9.7	6.3					
6 Persons:	0.0	2.7	1.4	0.0					
7 Persons:	0.0	0.8	1.4	0.0					
8 or more Persons:	0.0	0.4	2.8	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				18

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Waterloo Consortium

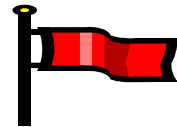
State: IA

Group Rank: 52
 (Percentile)

State Rank: 6 / 6 PJs

Overall Rank: 51
 (Percentile)

Summary: 1 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 75.25%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 50.43%	87.29	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	79.14	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 91.30%	89.93	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.340	2.71	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

